

# Snowflake Housing Profile

## Total Population

	<i>1990</i>	<i>2000</i>	<i>% of county total in 2000</i>	<i>1990 – 2000 % Growth</i>
Snowflake	3,679	4,460	4.6%	21.2%
Navajo County	77,658	97,470	-	25.5%

## Median Household Income

	<i>1990</i>	<i>2000</i>
Snowflake	\$26,582	\$37,439
Navajo County	\$19,452	\$28,569
Arizona	\$27,540	\$39,067

## Racial Composition

<i>Race</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
White	3,228	3,891	87.2%
African American	11	12	0.3%
Native American	402	309	6.9%
Asian	5	22	0.5%
Other	33	226	5.1%
Hispanic	210	359	8.0%

## Household Characteristics

	<i>1990</i>	<i>2000</i>
Total Households	947	1,312
Homeownership Rate	80.3%	79.7%
Average Household Size	3.88	3.37

## Age Distribution

<i>Age Group</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
Under 20	1,806	1,834	41.1%
20 – 54 yrs	1,375	1,792	40.2%
55 & Over	498	834	18.7%

Median Age	20.7	27.6
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### Housing Inventory by Unit Type

<i>Unit Type</i>	<i>1990</i>	<i>2000</i>	<i>% of all units in 2000</i>	<i>1990 – 2000 % Growth</i>
Single Family	832	1,038	68.5%	24.8%
Townhouse / Condo	11	31	2.0%	181.8%
Multi-family Units	82	76	5.0%	-7.3%
Manufactured Home	225	352	23.2%	56.4%
Other Units	8	18	1.2%	125.0%
Total Units	1,158	1,515	-	30.83%

### Assisted Housing Units Produced between 1996 - 2000

Snowflake	0
Navajo County	151

### Housing Affordability Gap

	Snowflake	Navajo County
Total Gap	27	1,561
Gap as a % of Total households	2.1%	8.5%
% of Median household Income where total gap occurs	53%	

### Median Multi-Family Rent in 2000

	Complexes Built Before 1995	Complexes Built After 1995
Median Rent	\$430	\$590
# of Units Surveyed	1,720	310

### Single Family Home Sales Activity

	<i>NEW</i>		<i>RESALE</i>		<i>TOTAL</i>	
<i>Year</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>
1996	4	\$116,000	39	\$60,500	43	\$61,500
1997	3	\$125,000	34	\$56,500	37	\$59,500
1998	5	\$122,500	35	\$65,750	40	\$69,000
1999	2	\$133,000	51	\$83,500	53	\$84,500
2000	1	\$110,000	52	\$85,000	53	\$85,250